

---

**CHECKLIST & TABLE OF CONTENTS**

**APPLICANT:** Anne Arundel County, Maryland

**NAME OF SUSTAINABLE COMMUNITY:** Glen Burnie

**Please review the checklist of attachments and furnish all of the attachments that are applicable. Contents of the notebook should be tabbed and organized as follows:**

- ☐ **TAB #1     Applicant Information**
- ☐ **TAB #2     Sustainable Community Baseline Information - In addition to hard copies of the project location map, a detailed listing of parcels (i.e. Parcel ID Numbers) that form the project boundary should be included. Maps should also be submitted in electronic GIS form (shape file). If you have additional comments or questions, please contact Brad Wolters, Senior GIS Specialist, DHCD, wolters@mdhousing.org.**
- ☐ **TAB #3     Local Capacity to Implement Plans & Projects: Attach Sustainable Communities Workgroup roster noted in Section III**
- ☐ **TAB #4     Sustainable Community Plan**
- ☐ **TAB #5     Progress Measures**
- ☐ **TAB #6     Local Support Resolution**
- ☐ **TAB #7     Signed Sustainable Community Application Disclosure Authorization and Certification**

**All documents on this checklist are mandatory.  
Failure to provide the requested document will automatically deny your application.**

---

**I. SUSTAINABLE COMMUNITY APPLICANT INFORMATION****Name of Sustainable Community:** Glen Burnie

---

**Legal Name of Applicant:** Anne Arundel County, Maryland

---

**Federal Identification Number:** 52-6000878

---

**Street Address:** PO Box 6675

---

<b>City:</b> Annapolis	<b>County:</b> Anne Arundel	<b>State:</b> MD	<b>Zip Code:</b> 21401
------------------------	-----------------------------	------------------	------------------------

---

<b>Phone No:</b> (410) 222-7450	<b>Fax:</b> (410) 222-7255	<b>Web Address:</b> www.aacounty.org
---------------------------------	----------------------------	--------------------------------------

---

**Sustainable Community Contact For Application Status:**

<b>Name:</b> Lynn Miller	<b>Title:</b> Planning Administrator
--------------------------	--------------------------------------

---

<b>Address:</b> 2664 Riva Road, 4th flr	<b>City:</b> Annapolis	<b>State:</b> MD	<b>Zip Code:</b> 21401
---	------------------------	------------------	------------------------

---

<b>Phone No:</b> 410-222-7431 x	<b>Fax:</b> 410-222-7487	<b>E-mail:</b> pzmill03@aacounty.org
---------------------------------	--------------------------	--------------------------------------

---

**Person to be contacted for Award notification:**

<b>Name:</b> Lynn Miller	<b>Title:</b> Planning Administrator
--------------------------	--------------------------------------

---

<b>Address:</b> 2664 Riva Road, 4th flr	<b>City:</b> Annapolis	<b>State:</b> MD	<b>Zip Code:</b> 21401
---	------------------------	------------------	------------------------

---

<b>Phone No:</b> 410-222-7431 x	<b>Fax:</b> 410-222-7487	<b>E-mail:</b> pzmill03@aacounty.org
---------------------------------	--------------------------	--------------------------------------

---

## **II. SUSTAINABLE COMMUNITY BASELINE INFORMATION**

Through this section, applicants will demonstrate that trends and conditions in homeownership, property values, employment, commercial and residential vacancy, community facilities and infrastructure, natural resources, the local business and residential districts show a need for new or continued revitalization reinvestment. Demographic data and trends provided by Applicants should support the choice of the proposed Sustainable Community Area boundary and help form a basis for needs and opportunities to be addressed through the initiatives and projects described in the Sustainable Community Action Plan (Section IV).

POINTS IN THIS SECTION WILL BE AWARDED BASED ON THE SC AREA'S NEED FOR REINVESTMENT AS EVIDENCED BY THOROUGH DESCRIPTIONS OF CURRENT CONDITIONS OR TRENDS (and will not be based upon current or planned revitalization activities which will be covered in Section IV).

### **A. Proposed Sustainable Community Area (s):**

**County:** Anne Arundel

**Name of Sustainable Community:** Glen Burnie

**Include boundary descriptions and a map of the Sustainable Community. In addition to hard copies of the of the project location map, a detailed listing of parcels (i.e. Parcel ID Numbers) that form the project boundary should be included. If possible, maps should also be submitted in electronic GIS form (shape file). If you have additional comments or questions, please contact Brad Wolters, Senior GIS Specialist, DHCD, [Wolters@MdHousing.org](mailto:Wolters@MdHousing.org)**

The proposed Glen Burnie Sustainable Community is bordered by I-97 to the west, Eighth Avenue and Furnace Branch Road to the north, MD 10 and Baltimore Annapolis Boulevard to the east, and MD 100, Oakwood Road, Elvaton Road and Old Mill Road to the south.

---

**II. SUSTAINABLE COMMUNITY BASELINE INFORMATION**

Approximate number of acres within the SC Area: 5,000

Existing federal, state or local designations (check all that apply):

- |   |   |
|---|---|
| <input type="checkbox"/> Community Legacy Area  | <input checked="" type="checkbox"/> Designated Neighborhood             |
| <input type="checkbox"/> Main Street  | <input type="checkbox"/> Maple Street                                   |
| <input checked="" type="checkbox"/> Local Historic District   | <input checked="" type="checkbox"/> National Register Historic District |
| <input type="checkbox"/> A & E District   | <input type="checkbox"/> State Enterprise Zone Special Taxing District  |
| <input type="checkbox"/> BRAC   | <input type="checkbox"/> State Designated TOD                           |
| <input checked="" type="checkbox"/> Other(s): <u>County Neighborhood Revitalization Area &amp; Commercial Revitalization District</u> |   |

## **II. SUSTAINABLE COMMUNITY BASELINE INFORMATION**

### **Prior Revitalization Investments & Smart Growth:**

**(a) List and describe any significant State and local smart growth or revitalization related program investments (for instance, Community Legacy or SC Rehab Tax Credit) that have been invested in the Area since the launching of Maryland's Smart Growth initiative and programs in 1997 (including Housing investment). What impact have these investments made in the community? (Answer Space 4,000 characters)**

The proposed Sustainable Community Area includes the Glen Burnie Town Center (GBTC), one of the three designated Town Centers in the County. Legislation was passed in the 1970's establishing the GBTC as an Urban Renewal Area, and an Urban Renewal Plan was adopted with a goal of eliminating deterioration and blight influences and developing an attractive business area with an integrated mix of uses. Redevelopment efforts throughout the 1980's and 1990's have significantly improved the appearance of the GBTC and encouraged a mix of uses. To date, over \$24 million in public investment has resulted in \$25 million in private investment to create a vibrant mixed use center that includes government centers, a community college, retail facilities, apartments, offices, restaurants, and a public plaza where community events are held.

The Glen Burnie Town Center was granted status as a State Designated Neighborhood in 1997. A State grant to the Anne Arundel Economic Development Corporation (AAEDC) was used for the reconstruction of the central plaza in the Town Center, and additional grant funds went toward renovation of a shopping center.

State funding was also received for planning and conceptual design of the Glen Burnie Gateways Project, which focused on streetscape improvements along Crain Highway between 8th Avenue and Aquahart Road, and along B&A Boulevard between Dorsey Road and MD 10. The planning study was completed in 2002 and recommended improvements to sidewalks, pedestrian crossings, handicapped ramps, bikeways, curb and gutters, landscaping, additional on-street parking, and traffic control. Additional State funding has not been allocated in the Consolidated Transportation Program for final engineering and design and construction of this project. The County hopes to find additional funding sources to complete the Gateways Project, since improvements such as these will help to stimulate additional economic revitalization in the Town Center.

To promote revitalization in some of the County's older commercial corridors, the County adopted legislation in 2002 establishing several Commercial Revitalization Districts as well as a Commercial Revitalization Tax Credit Program for property owners who revitalize commercial properties in the districts. Subsequent legislation established additional development incentives allowed in these districts. Within the proposed Glen Burnie Sustainable Community Area, there are sections of Crain Highway, Ritchie Highway, and B&A Boulevard that are designated Commercial Revitalization Districts. The program has helped to reduce the number of vacant commercial facilities and promote reuse and/or enhancement of these properties.

In addition, the Anne Arundel Economic Development Corporation (AAEDC) administers a Business Corridor Investment Loan Program which provides up to \$35,000 at zero percent interest for improvements to commercial properties in Commercial Revitalization Districts. These incentives have resulted in private investments to improve more than one dozen businesses in the Glen Burnie area since the program's creation in 2010.

Since 2006, the Glen Burnie Sustainable Community Area has also been identified as a Neighborhood Revitalization Area in the County's Consolidated Plan, which is adopted by the County Council per requirements by the U.S. Department of Housing and Urban Development. The area was one of three selected for this designation due to a higher concentration of housing and urban development needs than found elsewhere in the County on average, including a higher number of low to moderate income residents and a concentration of older housing stock in need of renovation. Arundel Community Development Service, Inc. (ACDS) targets the area for assistance through its Property Rehabilitation Program, Rental Counseling Program, and other housing and community assistance programs.

---

## **II. SUSTAINABLE COMMUNITY BASELINE INFORMATION**

**(b) Describe any existing barriers to Smart Growth that may affect your jurisdiction or the proposed SC Area. For instance, does your area have higher development fees than outer “cornfields”?**

*(Answer Space 4,000 characters)*

Existing barriers to Smart Growth in the Glen Burnie area include lack of capital funds to address aging infrastructure, disinvestment in older commercial core areas, lack of pedestrian connections and streetscape improvements, and focusing of new development to other parts of the County.

In order for the Glen Burnie area to reach its full potential, the area needs to attract new businesses to fill vacant storefronts and urban spaces created. New markets, services, and economic strategies need to be identified to attract these businesses.

Better connections to existing roads, trails and neighborhoods are needed to bring residents, shoppers and visitors into the area.

In addition, the image of the area needs to be strengthened. Most of the commercial buildings along Crain Highway and B&A Boulevard in the Town Center are in fairly good condition, but there is a need for façade and signage improvements to improve the aesthetics of the commercial hub. Stronger design guidelines may help to create a more distinct sense of place for the Town Center.

The Glen Burnie area is also primarily built out. This can also act as a barrier to Smart Growth since new development in the area will typically require redevelopment of existing improved sites. Developers of new projects will often choose to locate elsewhere in the County in areas where undeveloped land is still available. Stronger incentives for redevelopment, including State funding assistance, will benefit the community.

Finally, some of the older residential communities including Glen Burnie Park, Harundale, and Glen Gardens have a large portion of aging housing stock. While these areas provide a portion of needed affordable housing in the County, property rehabilitation programs and funding should be strategically targeted to encourage home renovations in these areas so that these neighborhoods do not discourage new investments in the greater community.

## **II. SUSTAINABLE COMMUNITY BASELINE INFORMATION**

### **B. Community Conditions: Strengths and Weaknesses**

**(1) Describe the strengths and weaknesses in the proposed Area's existing built environment. For example, what is the condition of housing? Are there underutilized historic buildings and cultural places? What is the condition and availability of community parks and recreational assets? Are there transportation assets? What is the current condition of community infrastructure such as roads and lighting? (Answer Space 4,000 characters)**

Glen Burnie is generally well served with public infrastructure and community amenities. The transportation network serving the community includes I-97, Ritchie Highway (MD 2), Crain Highway (MD 3) and B&A Boulevard (MD 648), providing direct access to Baltimore, Annapolis, and other employment centers in northern Anne Arundel County. Employment opportunities at nearby Fort Meade, NSA, and BWI Airport are within relatively easy commuting distance.

The area also has access to public transit. The MTA Light Rail system provides service into Baltimore via the Cromwell Light Rail Station which is within a one-half mile walk from the Glen Burnie Town Center. The MTA Local Bus Route 14 provides service between Annapolis and Baltimore via Glen Burnie, and the CTC Connect-A-Ride Route J provides service between Laurel and Pasadena through Glen Burnie. In addition, the B&A hiker-biker trail runs through the proposed Sustainable Community connecting Glen Burnie to Annapolis, the Light Rail, and the BWI Trail. It is widely used by area walkers and bicyclists.

The Glen Burnie Town Center combines residential, retail, and office uses to create an urban core for northern Anne Arundel County. People gather at the Central Plaza for summer concerts or winter ice skating, and community groups hold special events on the Plaza.

The Anne Arundel Community College's north county campus is also located in the Glen Burnie Town Center and offers many technology and workforce development classes, including cyber security courses and an award-winning two-year Hospitality, Culinary Arts, and Tourism program. Other government services located in the Town Center include a District Court and the County's Office of Emergency Management and the Housing Commission.

Community amenities in the area include many retail centers and commercial services, four local parks including Sawmill Creek Park and East Park, the North County Regional Library, the Pascal Senior Center, and three health clinics operated by the County Health Department. The area is also served by the Baltimore Washington Medical Center and many private medical practices and services.

In addition to its strategic location and amenities, the Glen Burnie area includes a wide variety of housing types, including multifamily rental, townhomes and single-family units. The variety of housing types, quality, and price offers housing opportunities for a diverse range of households and a good supply of affordable workforce housing.

The Glen Burnie area also has several historic resources that include a diversity of sites and/or properties. The Glen Burnie Historic District and six Survey Districts are all located in the Town Center area, as is the Kuethe Library which houses the Ann Arrundell Historical Society and the County Genealogical Society.

Weaknesses in the area's built environment relate primarily to the older age of some of the residential and commercial areas. The Glen Burnie area has a larger percentage of rental housing and an older housing stock as compared to the County as a whole. Some of the housing stock is aging and in need of rehabilitation. The area has also seen an increase in the number of foreclosures.

While significant public and private investment has contributed to the revitalization of the area, the Glen Burnie Town Center still lacks the variety of retail uses that would make it a more vital "downtown". Many of the businesses in the Town Center are considered marginal and there is a fair amount of turnover in retail space for lease. Competition from nearby malls, especially Arundel Mills mall, can make it difficult to attract businesses and there are frequently retail and office vacancies.

Additionally, major arterials that serve the community also act as barriers by dividing communities, making access to community facilities difficult, and projecting a negative image for the neighborhoods behind the highway commercial development.

---

## **II. SUSTAINABLE COMMUNITY BASELINE INFORMATION**

**(2) Describe the Area's land use/zoning make-up (residential, commercial, industrial, and mixed-use). Is the current land use or zoning conducive to revitalization investment? (Answer Space 4,000 characters)**

Glen Burnie is one of the most densely developed areas in the County. It is primarily built out and there is minimal infill development potential, although there are underutilized properties that offer future redevelopment potential.

The majority of the land area is developed with medium-density residential uses, primarily single-family homes on small lots zoned R5. There are also some higher-density hubs zoned R15 and R22 which are developed with townhomes or multifamily dwellings, mostly located near MD 100, MD 10 and near the medical center.

Commercial uses in the area include retail, service, and professional offices and are located primarily in the Town Center or along Ritchie Highway, Crain Highway, B&A Boulevard, and Furnace Branch Road. Major shopping centers include Marley Station Mall, Southdale Shopping Center, Harundale Plaza, Southgate Plaza, and East Park Plaza. There are a few light industrial uses in the area but overall there is minimal industrial development.

Numerous institutional uses are located in the area including several public elementary and middle schools, the Glen Burnie High School, the Anne Arundel Community College, a County library, a senior center, health centers, recreational parks, and an aquatic center.

The primary opportunities for revitalization investment in Glen Burnie are the commercial corridors along Ritchie Highway, Crain Highway, B&A Boulevard and in the Town Center. These are designated Commercial Revitalization Overlay Districts in the County's zoning ordinance and the County seeks opportunities to promote investment in revitalization of these corridors through redevelopment, façade and streetscape improvements, and new business attraction.

Additionally, several properties in the vicinity of the Cromwell Light Rail Station are designated for future mixed use development in the County's General Development Plan. These properties are currently improved with a retail shopping center and some light industrial uses, and any redevelopment concepts are considered long range at this time. However, the area is a potential opportunity site for future redevelopment that may incorporate residential uses within walking distance to the Light Rail Station.



---

## **II. SUSTAINABLE COMMUNITY BASELINE INFORMATION**

**3) Describe strengths and weaknesses in basic features of community quality-of-life. For instance, is crime an issue for this SC Area? What is the condition and quality of educational choices available to the community? Are artistic, cultural, or community resources, events or facilities within or accessible to residents in the proposed SC Area? (Answer Space 4,000 characters)**

Most of the residential communities that make up Glen Burnie are long-standing, stable communities that are well-served with public amenities. Economically, the area is not as affluent as the rest of the County, but there is a stable middle-income population with strong ties to the area. A major strength of the community is its longstanding identity and active and engaged citizenry. The numerous community associations, anchored by the umbrella Glen Burnie Improvement Association, meet on a regular basis and show strong leadership on issues of concern to the community.

The redevelopment of downtown Glen Burnie into a Town Center has significantly improved the community quality of life. The area now has a local grocery store, bank, pharmacy, restaurants and community activities such as summer concerts, winter ice skating and the B&A Trail all within walking distance. The Anne Arundel Community College north campus offers a wide variety of educational opportunities.

Other community strengths include its convenient location with easy access to the larger Baltimore metro region, good public transit service via the Light Rail and MTA bus service, relatively good proximity to employment opportunities, relatively affordable housing in comparison to other parts of the County and the region, a mix of commercial uses that provide surrounding neighborhoods with many services, and a wide range of community amenities.

In terms of weaknesses in community quality of life, there is a diversity of income levels, education levels and cultures that presents challenges. There are a proportionally larger number of single parent families in the area than in the County as a whole. There is also a significant homeless population that needs shelter, food and other services. Many residents are at low to moderate income levels and also require social services. Education levels in the Glen Burnie area are also not as high as those in the County as a whole. According to 2010 Census data, just over two-thirds of area residents ages 25 and older are high school graduates as compared to 90% Countywide.

---

## **II. SUSTAINABLE COMMUNITY BASELINE INFORMATION**

### **C. Natural Resources and Environmental Impact: Strengths and Weaknesses**

**(1) Describe the strengths and weaknesses of the community's "natural environment." in or near the Sustainable Community Area. What is the current condition of key natural resources - lands, air, water, watersheds, tree canopy, other? If the community is located in a coastal zone, what risks might the community be subject to associated with climate induced sea level rise? (Answer Space 4,000 characters)**

The Glen Burnie Sustainable Community Area is one of the most urbanized areas in the County. Natural areas are limited to a few stream valleys draining to Sawmill Creek, Furnace Creek, and Marley Creek, all of which drain to tidal portions of the Patapsco River.

Estuarine areas of the Patapsco watershed are classified by MDE as Use I streams which are generally suitable for fishing and propagation of aquatic life. There have been periodic postings of advisories against fish consumption from creeks in the area due to poor water quality. Most of the Glen Burnie area was developed prior to the creation and adoption of the more stringent storm water management and waste management regulations that are in place today and as a result area streams have been degraded by siltation, erosion, and pollution. Improvement of the local waterways is a high priority among Glen Burnie residents. The goal is to ultimately see all recreational and fishing advisories lifted so that these local creeks can be safely used for fishing, swimming, boating, and enjoying scenic views.

The County recently completed a Patapsco Tidal Watershed Assessment which evaluated existing environmental conditions in the watershed and identified targeted protection and restoration areas to reduce degradation of water resources and meet State water quality goals. The watershed assessment ranked all subwatersheds based on indicators including stream ecology, nutrient load impairments, amount of impervious area treated by Best Management Practices (BMPs), water quality, forest cover, and developed areas within the Critical Area. The assessment results assigned the Furnace Creek and Sawmill Creek subwatersheds and the majority of the Marley Creek subwatersheds in the Glen Burnie area as having the highest priority for restoration of all the subwatersheds in the Patapsco Tidal Watershed.

This need for restoration would primarily be implemented via stormwater management retrofits in this highly developed area that currently has limited stormwater quality management due to the age of the majority of the development. The watershed study recommends some concept plans for restoration that will be included in the Sustainable Community Action Plan.

## **II. SUSTAINABLE COMMUNITY BASELINE INFORMATION**

**(2) Describe the strengths and weaknesses of any current efforts to reduce the community's "carbon footprint" or impact on the environment. Is recycling (commercial or residential) available to minimize waste? Are there current efforts to encourage the purchase and availability of fresh local food and other local products and services to the community? Describe any current energy or water conservation efforts that may be underway. If the community has not implemented one of the above initiatives, has the community identified a need or interest to pursue these or other efforts to reduce environmental impact, for instance through the new Sustainable Maryland Certified initiative? (Answer Space 4,000 characters)**

Anne Arundel County has undertaken several initiatives to reduce its carbon footprint and promote sustainability. Most of these are countywide initiatives and do not focus on one specific community, but collectively aim to reduce environmental impacts and promote sustainable practices throughout the County. Some key initiatives are discussed in this section.

### **County Recycling Program:**

Anne Arundel County has operated a residential recycling program for many years. In 2008, the County developed a Recycling Outreach Initiative focused on increasing the residential recycling rate from 31% to 50 %, decreasing waste generation, and reducing the loading rate at the County's sanitary landfill. The County has also implemented a comprehensive marketing campaign to inform the public of expanded recycling services, has established a recycling website ([www.RecycleMoreOften.com](http://www.RecycleMoreOften.com)) to promote recycling and waste minimization, and has made several enhancements to the recycling service provided to citizens. Since the 50% program was established, the residential recycling rate has increased to approximately 40 percent. In addition, Recycling Specialists regularly conduct numerous educational events in elementary, middle and high schools throughout the County.

### **County Farmers Market Program:**

Anne Arundel County partners with the Anne Arundel Economic Development Corporation (AAEDC) and the Maryland Department of Agriculture to promote and coordinate six local farmers markets. These markets feature local producers selling only locally grown produce and goods. The farmers markets are located in the Parole Town Center, Severna Park, Deale, Piney Orchard, and the City of Annapolis. The County hopes to coordinate the establishment of a future farmers market to serve communities in northern Anne Arundel County including Glen Burnie, Brooklyn Park, and Pasadena.

### **Strategic Plan for Energy Efficiency and Conservation:**

Anne Arundel County developed and submitted an Energy Efficiency and Conservation Strategy (EECS) in 2009 under the Federal Energy Efficiency Conservation Block Grant (EECBG) Program administered by the U.S Dept. of Energy. The County received a funding allocation of up to \$4,463,400 to fund projects that reduce energy use and fossil fuel emissions and improve energy efficiency. Several implementation projects are in progress.

First, a greenhouse gas inventory (GHGI) of County facilities was completed in 2011. The analysis is being used to identify the best long-term investments in energy and GHG emissions reduction strategies, identifying cost savings as well as environmental benefits. Energy audits have been completed for the Pascal Senior Center in Glen Burnie as well as two affordable multifamily rental complexes, and efficiency upgrades are planned or in progress. This process will be used as a template for establishing energy efficiency upgrade protocols Countywide.

Completed in June 2012, the Methane to Energy Project at the Millersville Landfill Facility (MLF) produces alternative energy, capturing 60 to 90 % of the methane created in the landfill. Revenues from the sale of electricity will be used to fund future waste management energy projects and countywide energy conservation projects.

Additionally, using EECBG funds as seed money, the County was able to institutionalize its Residential Energy Audit Program. As a result, homes undergoing rehabilitation through the County's owner-occupied rehabilitation program receive comprehensive energy audits and energy efficient improvements, as appropriate as part of the rehabilitation. Homes acquired and renovated in Glen Burnie by Arundel Community Development Services Inc. utilizing CDBG and Neighborhood Conservation Initiative funds also benefit from energy audits and energy efficient upgrades.

## **II. SUSTAINABLE COMMUNITY BASELINE INFORMATION**

**(3) Describe the strengths and weaknesses of the jurisdiction's current stormwater management practices and how these may affect the proposed SC Area. Is redevelopment and retrofitting of infrastructure an issue or opportunity in this SC Area? Stormwater runoff is a significant source of pollution to Maryland's streams and the Chesapeake Bay. Buildings constructed before 1985 have little or no stormwater controls, and development between 1985 and 2010 have some controls. Updated stormwater regulations passed by Maryland's General Assembly in 2010 require that development and redevelopment projects utilize stringent stormwater controls. Sustainable Community Areas may have opportunities for redevelopment practices that can reduce stormwater flows. (Answer Space 4,000 characters)**

Anne Arundel County adopted a revised stormwater management (SWM) program in 2010 to incorporate the new provisions and regulations resulting from the State's 2007 Stormwater Management Act. The County's SWM Program consists of code provisions in Article 16 (Floodplain Management, Sediment Control and Stormwater Management) and Article 17 (Subdivision and Development) that relate to SWM design, new clustering provisions in Article 18 (Zoning) that allow for a reduced development footprint and increased open space, and a County Procedures Manual that outlines the processes and procedures for implementing the new regulations.

This approach encourages environmental preservation and improved water quality through environmental site design (ESD) and reductions in impervious areas. For example, new road sections have been developed to reduce paving widths where possible and eliminate storm drains in lieu of water quality swales. The SWM program also offers incentives for redevelopment by allowing a more streamlined review process and by allowing retrofits of outfalls, stream restoration, and regional watershed improvements in addition to on-site Best Management Practices.

The County's NPDES MS4 (Municipal Separate Storm Sewer System) permit, issued by MDE and required under the Federal Clean Water Act, includes requirements for retrofitting impervious surfaces not already managed for stormwater. The current permit requires the County to retrofit 10% of unmanaged impervious surfaces. The next permit will be issued before the end of calendar year 2013. In this new permit, the County will be required to retrofit 20% of the impervious surfaces not already managed to the maximum extent practicable. The interpretation of this requirement is to retrofit developed, impervious lands that are currently not served by stormwater management facilities and/or retrofit those impervious areas that are served by stormwater management facilities that were constructed prior to 2002. The Glen Burnie Sustainable Community area would likely qualify as a candidate for stormwater management retrofit sites.

In addition, the County's Phase II Watershed Implementation Plan (WIP) was developed in 2011 and submitted to MDE as part of the County's response to the Chesapeake Bay TMDL. The WIP includes a core restoration strategy focused on stormdrain outfall retrofits, stormwater dry pond retrofits, Water Reclamation Facility upgrades, and connecting homes currently served by septic systems to the County's sanitary system. Again, SWM retrofits with redevelopment and use of innovative approaches will be key components of watershed protection in areas such as Glen Burnie.

## **II. SUSTAINABLE COMMUNITY BASELINE INFORMATION**

### **D. Economic Conditions & Access to Opportunity: Strengths and Weaknesses**

**(1) Describe the jurisdiction's current economic strengths and weaknesses. For example, are there distinct economic drivers in the area or region that will affect access to job opportunities and the progress of the SC Plan? What are the main barriers to the Area's economic competitiveness? What is the current level of broadband access available to serve residents, businesses and public facilities? What efforts are currently in place to increase worker skills and employment? Describe trends in employment rates and business formation.**

*(Answer Space 4,000 characters)*

The Glen Burnie area has several assets and opportunities that can serve the local economy well:

- ? The office and retail markets are primarily local-serving but are generally perceived to be healthy in this niche.
- ? There is demand for small office users in the area and for flex space.
- ? New residential uses have generally been absorbed quickly in the area, and there is evidence of demand for new residential uses in the Town Center area.
- ? Baltimore Washington Medical Center has had a positive economic impact in the Glen Burnie area.
- ? Glen Burnie's location in the regional marketplace is excellent, given its good highway access, proximity to BWI Airport, and proximity to Baltimore and Annapolis.
- ? Although the median household income of Glen Burnie is lower than the County as a whole, from an investor's perspective it is "middle income" and is an indicator of disposable income that could support expansion of goods and services in the community.

Economic and market challenges in the Glen Burnie area include the following:

- ? Overall, the area has more retail supply than there is demand, particularly with the newer retail development nearby such as Arundel Mills.
- ? Office and retail vacancy rates are higher than desirable in some locations, such as in some of the older office buildings near the Town Center and in Marley Station Mall.
- ? Some of the older retail and office establishments need to be updated or revitalized, and their appearance may discourage potential users from shopping in the area.
- ? Due in part to demographic and economic conditions in the area, it is difficult to attract upscale businesses and restaurants to the area and difficult to draw customers from outside the immediate area. Local residents have to travel to the Annapolis Mall or elsewhere to shop at higher end stores.
- ? There is too much "big box" retail development and too many auto-related uses concentrated along Ritchie Highway near the Town Center. There is a need for more service-oriented and high-technology businesses to locate in the area, and this would help to provide a nicer look to the area.
- ? Many of the newer high-technology businesses and office parks are locating west of the BWI Airport where there is still vacant land to be developed. It is difficult for Glen Burnie to attract these businesses since location in Glen Burnie often requires renovation of an older office building or redevelopment of a site.

Notwithstanding these challenges, the County has a variety of programs and initiatives that can be targeted to Glen Burnie. The Anne Arundel Economic Development Corporation (AAEDC) administers several programs that can provide direct financial assistance to Glen Burnie businesses. The Arundel Business Loan Fund (ABL) provides loans to a maximum of \$300,000 to new and expanding businesses in the County. The loans are guaranteed through the U.S. Small Business Administration (SBA) and can be used for capital, equipment, or other improvements. The ABL Fund has provided over \$9.5 million in financing to 81 businesses over the last ten years.

AAEDC also provides County-funded financial incentives for extraordinary economic development opportunities through the Incentive Loan Program. This loan provides a local match focused primarily on projects involving proposed State incentives from the Maryland Department of Business and Economic Development.

AAEDC also administers a Business Corridor Investment Loan Program (BCILP) which offers zero interest loans of up to \$35,000 to qualified business owners for improvements including building exterior renovations, landscaping or other site improvements, and interior improvements. The program has assisted over one dozen businesses in Glen Burnie and provided over \$300,000 in financing. AAEDC also partners with the State Departments of Business and Economic Development (DBED) and Housing and Community Development (DHCD) to provide local business financing alternatives.

## **II. SUSTAINABLE COMMUNITY BASELINE INFORMATION**

**(2) Describe the jurisdiction's housing market and access to affordable workforce housing. What are the trends in residential construction (rental and homeownership), homeownership rate, foreclosure rate and, property values. Describe how and whether your jurisdiction's prevailing housing costs - both homeownership and rental - are affordable to households below 120% AMI, 80% AMI and 50% AMI. What efforts are in place currently to house individuals, families and the disabled at or below the AMI levels described above? (Answer Space 4,000 characters)**

The Glen Burnie Sustainable Community is a focus area in the County's efforts to improve existing quality affordable workforce housing opportunities and strengthen older neighborhoods through neighborhood revitalization strategies.

The recent rise in foreclosures and simultaneous housing price decline has had a disproportionate effect on older, existing communities, underscoring the ongoing need for focus in the County's revitalization areas. Now, more than ever, efforts to stabilize the housing stock and improve the quality of community life are needed if quality affordable housing opportunities are to be available to County residents of modest means.

Despite downward price trends in the real estate market, there continues to be a relative lack of quality, affordable housing – especially rental units - in Anne Arundel County, and this problem will only be exacerbated with the continued influx of development associated with BRAC. In 2009, the County contracted with Sage Policy Group, Inc. to conduct a Housing Market Study of the BRAC impacted area. Sage concluded that housing demand in the BRAC-impacted area of Anne Arundel and Howard County will greatly exceed supply for households earning less than \$60,000 per year. This has significant implications for communities within the Glen Burnie area and points to the need for developing workforce housing opportunities whenever possible.

The majority of housing in the Glen Burnie area was built prior to 1970. Most of the area is developed with single-family homes. There are some larger multifamily developments located near the Baltimore Washington Medical Center and south of Marley Station Road. The rest of the area is populated with modest single-family homes built in the early 1950s, with Harundale being one of the largest communities. The typical home for this area is less than 2,000 square feet in size and has two or three bedrooms. In 2008, the median value of owner-occupied homes in the Glen Burnie area was \$280,500 while for the entire County it was \$320,000.

The Glen Burnie area has a much higher proportion of renters than seen in the County overall. While nearly 70 percent of the housing units in the County in 2010 were owner-occupied, only 45 percent of the units in Glen Burnie were occupied by owners. Fifty percent of the housing units in Glen Burnie were occupied by renters compared to 24 percent in the entire County. The housing vacancy rate for the Glen Burnie area was 5.6 percent in 2010, slightly less than the countywide rate of 6.2 percent.

More recently, foreclosures have been increasing in some parts of the area. The MD Department of Housing and Community Development cited Glen Burnie as a “high risk” foreclosure area based on a number of variables, including high numbers of foreclosed and abandoned properties, low household incomes, and other variables affecting housing demand.

On the other hand, this also presents opportunities for first time homebuyers to move up from rental housing and provides a good workforce housing supply. Several years ago the State and Anne Arundel County partnered in a “Live Near Your Work” program and the majority of the homes purchased were in the Glen Burnie area.

Arundel Community Development Services Inc. (ACDS) continues to target assistance from its acquisition/rehabilitation programs, homeownership programs, and rental housing programs to preserve and increase the supply of affordable housing, revitalize declining neighborhoods in Glen Burnie, promote homeownership, and prevent foreclosures.

---

## **II. SUSTAINABLE COMMUNITY BASELINE INFORMATION**

**(3) Describe the SC Area's demographic trends (with respect to age, race, household size, household income, educational attainment, or other relevant factors). (Answer Space 4,000 characters)**

The population in the Glen Burnie area increased by seven percent from 2000 to 2010 as compared to the County population which grew by nearly ten percent. This is due in part to the fact that Glen Burnie is largely built out and there is not as much opportunity for new development as elsewhere in the County.

According to the 2010 Census, Glen Burnie has roughly the same proportion of elderly residents ages 65 and older as seen Countywide, which is nearly 12 percent. Because elderly residents often live on a fixed income limiting their ability to maintain or upgrade their homes, this is an important statistic in areas such as Glen Burnie where deteriorating housing has become an issue in some neighborhoods.

With regard to diversity, approximately 65 percent of the residents in Glen Burnie in 2010 were White, 22 percent were Black or African American, and 13 percent were of other races or two or more races. In the County, White residents comprised 75 percent of the population, Black or African American residents comprised 16 percent, and nine percent were of other races. In Glen Burnie, the percentage of White residents has declined since 2000 while the percentage of African American and other races has increased.

In 2010, the median household income for the Glen Burnie area was \$56,600, compared to \$83,500 for the County as a whole. In Glen Burnie this represented a 27 percent increase in median household income since 2000, while the County saw a 35 percent increase over the same ten-year period. In the area of educational attainment level, residents of Glen Burnie have lower education levels than the County as a whole. Approximately 67 percent of area residents ages 25 and older are high school graduates, compared to 90 percent countywide, and 17 percent of area residents have a Bachelor's degree or higher compared to 36 percent countywide. Interestingly, the percentage of high school graduates declined in the Glen Burnie area between 2000 and 2010, while the percentage of residents with a Bachelor's degree or higher increased.

### **III. LOCAL CAPACITY TO IMPLEMENT PLANS & PROJECTS**

#### **A. Organizational Structure:**

**Describe the Applicant's organizational structure. Specifically, which organizations are members in the Sustainable Communities Workgroup and who are the respective staff? Who are the leaders, and how will the Workgroup advisor or staff manage implementation of the SC Area Plan? (Answer Space 4,000 characters)**

The County is fortunate to have a team of experienced professionals who will work together to implement the Plan. Members of the team include the Office of Planning and Zoning, the Department of Public Works, and the non-profit organizations Arundel Community Development Services, Inc. (ACDS) and Anne Arundel Economic Development Corporation (AAEDC). This team has a proven track record of success in community revitalization, housing and economic development. In addition, the County has strong ties with community groups that have actively participated in past planning processes.

The County Office of Planning and Zoning includes several divisions that will be involved in implementation of the Action Plan. The Long Range Planning Division has prepared the General Development Plan, the Small Area Plan, and the Town Center Enhancement Area Plan in concert with community representatives. They have a proven ability to work with the community to assure a successful outcome. The Transportation Planning Division has experience implementing public transit plans, pedestrian and bicycle projects, and Complete Streets initiatives. The Development Division will be involved in the review and approval of development and redevelopment plans and compliance with the requirements of the Anne Arundel County Code.

Arundel Community Development Services, Inc. (ACDS), a non-profit corporation, is the contractual partner with the County to implement the Federal Community Development Block Grant (CDBG) and HOME Programs, as well as State and locally-funded housing and community development programs. Each year, ACDS applies for Community Legacy and Neighborhood Conservation Initiative funds, on behalf of the County, to carry out activities in targeted neighborhoods like Glen Burnie. ACDS has over twenty-five years of experience in housing and community development. They have initiated innovative housing projects, partnering with public and private developers.

The Anne Arundel Economic Development Corporation (AAEDC), also a privatized agency, is active in the business community, seeking investors and businesses to locate in established commercial areas. The agency administers several business loan programs that are targeted to the County's Commercial Revitalization Districts including Glen Burnie, and will actively assist to recruit and retain businesses in the Glen Burnie Sustainable Community.

Support is also provided by the Glen Burnie Town Center Committee, appointed by the County Executive to oversee the implementation of the Glen Burnie Urban Renewal Plan and revitalization projects in the Town Center. The Northern Anne Arundel County Chamber of Commerce is an active partner in promoting the downtown and the County's Commercial Revitalization programs. The Glen Burnie Improvement Association represents a significant portion of area residents. In addition, the Calvary Economic Development Corporation partners with ACDS to provide a Rental Counseling Program. The program is targeted to residents in the Glen Burnie area and uses CDBG funds to provide households with emergency financial assistance to prevent eviction and utility turn-offs.



---

### **III. LOCAL CAPACITY TO IMPLEMENT PLANS & PROJECTS**

#### **B.Organizational Experience:**

**Describe the Applicant organization's past experience in administering revitalization plans and projects. Describe the roles of the members of the Sustainable Communities Workgroup, including their experience in implementing revitalization initiatives. What are the strengths and challenges of the capacity of these groups with respect to implementation of the SC Plan? (Answer Space 4,000 characters)**

The Office of Planning and Zoning staff has strong planning backgrounds and a proven ability to work with the community to assure a successful outcome. Examples of successful projects include the Glen Burnie Town Center, a mixed use project that received the 2000 Governor's Smart Growth Award; the Ferndale Business Corridor project along MD 648; and Neighborhood Business Development Program projects in Glen Burnie and Odenton. The office will work closely with all the other agencies ensuring the plans for revitalization are implemented.

Arundel Community Development Services, Inc. (ACDS) is under contract with Anne Arundel County to administer Federally-funded housing and community development programs, including the CDBG and HOME programs, State Special Loan Programs, such as the Maryland Housing Rehabilitation Program and the Lead Paint Abatement Program, and Community Legacy and Neighborhood Conservation Initiative activities. The agency has over 25 years of experience implementing homeownership programs including first-time homebuyer counseling, foreclosure prevention counseling and owner-occupied rehabilitation. In addition, the Corporation acquires and develops a growing portfolio of scattered site rental homes, as well as develops homes for sale to first-time homebuyers.

The Glen Burnie Acquisition and Rehabilitation and Property Rehabilitation Programs will be administered by ACDS. The Corporation's operations are overseen by an eleven member Board of Directors, with its everyday direction and administration managed by an Executive Director. The Executive Director works with the Project Director, who oversees the Program Development Specialist and the Construction Specialists in the daily implementation of the programs. A Projects Planner assists with general grant administration and reporting, while professional finance staff prepare all invoices and ensure that appropriate financial back up is included and financial records are maintained.

The Anne Arundel County Economic Development Corporation will be responsible for working with the businesses within the Glen Burnie area. The organization has years of experience in business attraction and retention, small business assistance and financing, and commercial revitalization assistance. Through targeted outreach the agency will ensure that area businesses know what types of services are available. In addition, they will work on recruiting new businesses to the area.

---

### **III. LOCAL CAPACITY TO IMPLEMENT PLANS & PROJECTS**

#### **C. Public Input:**

**How did residents and other stakeholders in the community provide input to Action Plan described below in Section IV? (Answer Space 4,000 characters)**

Anne Arundel County developed a Small Area Plan for Glen Burnie in 2003-04. A citizen committee appointed by the County Executive worked with County staff in developing the plan. The Small Area Plan was approved and adopted by the Anne Arundel County Council in 2004. At the same time, the County hired an outside consultant to prepare a Town Center Enhancement Area Plan, which was later adopted as part of the Small Area Plan. The Town Center Enhancement Area Plan served to update the former Glen Burnie Urban Renewal Plan. The new Plan, which included public input received during several community meetings, presents design concepts and guidelines for redevelopment and streetscape improvements to enhance the function and appearance of the Town Center and the commercial gateways leading into it.

Arundel Community Development Services, Inc. (ACDS) prepared the County's Consolidated Plan for FY 2011-FY2015. The Consolidated Plan was approved after a lengthy public participation process which included three public hearings, in addition to a hearing conducted by the County Council, and several meetings with Glen Burnie community associations. The Plan documented the need for the community's designation as a revitalization area and established goals and strategies for future investment. Each year additional funds are appropriated for programs in the Glen Burnie area through the annual budget process, which also includes at least two public meetings.

The community itself has embraced these efforts and welcomes additional investment to revitalize the commercial areas, improve its aging housing stock and meet its community needs.

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

The Sustainable Community Action Plan (SC Plan or Plan) is meant to be a multi-year investment strategy - a strategic set of revitalization initiatives and projects that local partners believe will increase the economic vitality and livability of their community, increased prosperity for local households and improved health of the surrounding environment. The Plan should be flexible enough to be updated regularly and renewed every five years as the community envisions new goals. The priority initiatives and projects in the SC Plan should improve the livability of community places -- residential, commercial, or other public or private properties - and create new work, retail, recreational and housing opportunities for residents. These projects should also reduce the environmental impact of the community through water and energy resource conservation and management strategies. In this way, the Plan can be a road map for local stakeholders as well as State agencies to work together to create a more a sustainable and livable community.

##### **A. Supporting existing communities & reducing environmental impacts.**

**(1) A community's approach to Smart Growth generally includes two inter-related areas of focus: encouraging reinvestment and growth in existing communities; and, discouraging growth that degrades natural resources, and farms and rural landscapes. Broadly describe your jurisdiction's Smart Growth approach and any significant accomplishments made over the last decade or so. (Answer Space 4,000 characters)**

The Glen Burnie Sustainable Community or portions thereof has received several official designations allowing eligibility for assistance under various Federal, State and County programs related to economic development and Smart Growth initiatives. These include:

- ? a targeted Neighborhood Revitalization Area in the County's Consolidated Plan prepared for the U.S. Dept. of Housing and Urban Development;
- ? a State Priority Funding Area (MDP);
- ? a State Designated Neighborhood (DHCD); and
- ? a County Commercial Revitalization District.

Federal, State and County governments have already made significant investments in the area including public improvements, housing rehabilitation, and commercial revitalization. Significant public funding contributed to redevelopment and streetscape improvements in the Town Center. Recent private investments have been made to rehabilitate several older retail properties and businesses, often with some funding assistance from the County. More details on recent State and local investments in the area and their outcomes may be found in Section II – Baseline Information.

The Glen Burnie community already meets many of the State's Smart Growth goals. It contains a pedestrian-oriented activity hub in the Town Center, a mix of land uses which provide a variety of housing opportunities and choices, and a good network of community facilities. It is served by both bus transit and rail transit options. Strong community and stakeholder collaboration already exists as well as strong partnerships with non-profit organizations.

The County's approach to Smart Growth in this community is to continue to encourage reinvestment in the community using all available resources including CDBG and other HUD funds; State funds through Neighborhood Business Works, Community Safety and Enhancement, and similar programs; and continued participation in the Commercial Revitalization Tax Credit and Business Corridor Investment Loan programs administered by the County.

Use of these resources will focus on:

- ? creating new housing and mixed use opportunities through redevelopment in strategic locations;
- ? continued rehabilitation of existing residential properties;
- ? increasing the supply of quality workforce housing;
- ? promoting revitalization in commercial corridors along Crain Highway, Ritchie Highway, and B&A Boulevard;
- ? promoting retention and expansion of existing businesses through financial assistance and other incentives;
- ? focused business attraction efforts in the Town Center and Commercial Revitalization Districts;
- ? funding capital projects to provide stormwater management retrofits; and
- ? increasing the use of public transit in the area.

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(2) Describe any major investments in community infrastructure -water, stormwater, sewer, sidewalk, lighting, etc. -- that must be undertaken in order to improve the readiness or competitiveness of the proposed SC Area for private investment and compliance (if applicable) with TMDL regulations. Addressing the stormwater during redevelopment can reduce the pollution entering our streams and contribution to the restoration of the Chesapeake Bay. Investments in infrastructure, generally, can be an important catalyst for new private investment in the community. (Answer Space 4,000 characters)**

Much of the infrastructure needed to support reinvestment in the Glen Burnie community currently exists with sufficient capacity, including a good road network connecting the community to major area and regional hubs, public transportation, parks, public schools, a library, community and senior centers, and public water and sewer service.

The primary investments in infrastructure that are still needed to help meet revitalization and reinvestment goals are:

? completion of the Glen Burnie Gateways concept plan developed through SHA's Neighborhood Conservation Program to implement streetscape improvements along the Crain Highway and B&A Boulevard "gateways" into the Town Center, including crosswalks, pedestrian lighting, continuous sidewalks, street tree plantings, and other improvements to enhance the appearance.

? funding strategies to implement several concepts from the Town Center Enhancement Area Plan such as reuse/redevelopment of key opportunity sites, a Town Center Gateway Park, open space links, a neighborhood park, Park Loop and Downtown Pedestrian Loop circulation systems, landscape treatments, and other concepts included in the Plan.

? pedestrian amenities to improve community connections, such as crosswalks, pedestrian lighting, and continuous sidewalks between area neighborhoods and key community facilities and shopping areas.

? redevelopment or revitalization of some older retail sites and shopping centers to improve their appearance and enhance economic vitality.

? building façade enhancements in commercial areas.

? stormwater management retrofits to reduce pollutant loads to the Patapsco tidal and non-tidal watersheds.

Both public and private initiatives will be required as well as partnerships. Some improvements such as sidewalks, street lighting and pedestrian amenities can be accomplished using SHA programs such as the Community Safety and Enhancement projects, and the County will continue to seek funding assistance through such programs. Improvements such as enhancing building facades, and retrofitting stormwater management facilities are often implemented during private redevelopment of a site, but can be leveraged with public incentives, tax credits, loan programs, grant funds, and capital programs. Some improvements will be regulatory requirements, such as compliance with the County's latest SWM regulations adopted in 2010 for all redevelopment sites.

The County will strongly promote and market its incentive and loan programs which, in combination with State revitalization programs, will provide future opportunities to redevelop and revitalize the area. The County would also like to develop a comprehensive program of design guidelines and requirements based on recommendations from the Town Center Enhancement Area Plan, with the goal of creating a more cohesive, pleasant and inviting look to the Town Center and main commercial districts.

---

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(3) Describe policies, initiatives or projects that the community will undertake or expand in order to reduce the SC Area's impact on the environment. Examples include but are not limited to: conservation or management of stormwater through retrofitting of streets and by-ways (Green Streets, rain gardens, etc.); retrofitting of facilities and homes for energy conservation; implementation of "green" building codes and mixed-use zoning; recycling of waste; clean-ups of watersheds; and, encouragement of "Buy Local" approaches that benefit local suppliers and food producers. A comprehensive menu of such actions may be found through the nonprofit Sustainable Maryland Certified initiative. (Answer Space 4,000 characters)**

The primary initiatives and projects that will help to reduce environmental impacts in the Glen Burnie area are related to watershed restoration and stormwater management (SWM) improvements to reduce pollutant loads to local waterways.

As described in Section II- Baseline Information, the County updated its stormwater management program in 2010 to comply with new State requirements. Adopted policies and code provisions focus on Best Management Practices, cluster development, environmental site design, reductions in impervious areas, and incentives for redevelopment. Collectively these provisions will reduce the impacts of stormwater runoff, soil erosion and sedimentation, flooding, and pollutant transport.

In its FY14 Capital Budget and Program, the County has established a new capital projects Class B, with funding related to the stormwater fee and new Watershed Protection and Restoration Fund adopted in 2013. Within the Glen Burnie community, the County has proposed sixteen (16) capital improvement projects over the six year program. These projects will implement retrofits to eroded outfalls (step pool conveyance systems), stream restorations using in-stream weirs and seepage wetland creation, and stormwater pond retrofits (dry pond conversions to wetlands or wet ponds) to realize water quality benefits from nutrient and sediment load reductions. The projects were identified from information collected during the Patapsco Tidal watershed assessment in order to achieve compliance with the Chesapeake Bay TMDL requirements and the County's NPDES MS4 requirements. If all sixteen projects are funded during the six-year capital program, the County will accomplish 175 outfall restorations, 120 stormwater management pond retrofits, and 49,000 linear feet of stream restoration upon completion of the capital program.

Other County programs to reduce environmental impacts through recycling, energy conservation, and renewable energy are discussed in Section II- Baseline Information. These initiatives may lead to future implementation projects specific to Glen Burnie. For example, as part of both the Property Rehabilitation and Acquisition and Rehabilitation Programs, residential homes will be eligible for energy retrofits which will, in addition to decreasing utility costs, have a positive affect on the overall environment.

---

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(4) Which community groups or stakeholders will be key to the implementation of the initiatives and projects noted in this section? (Answer Space 4,000 characters)**

A Glen Burnie Sustainable Community Committee will be appointed to oversee implementation of the Action Plan. This will combine and build upon the currently ongoing efforts of the various County departments, AAEDC, and ACDS in promoting and implementing the revitalization of Glen Burnie. The committee will include expertise in economic development, community development, neighborhood revitalization, capital project planning, and public participation.

The Sustainable Community Committee will include representatives from the following departments, agencies, and associations:

Anne Arundel County Departments:

Office of Planning and Zoning

Dept. of Public Works

Dept. of Recreation and Parks

Anne Arundel County Public Schools

Anne Arundel County Council, District 2 Councilmember

Other Representatives:

Arundel Community Development Services, Inc.

Anne Arundel Economic Development Corporation

Anne Arundel Workforce Development Corporation

MD State Highway Administration

MD Dept. of Housing and Community Development

Anne Arundel Community College

North Anne Arundel Chamber of Commerce

Glen Burnie Improvement Association

Calvary Chapel Community Economic Development Corporation

The Committee will determine specific implementation tasks needed, identify grant and other funding opportunities, develop outreach and marketing strategies, identify opportunity sites, track progress, and provide coordination among the key stakeholders.

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

##### **B. Valuing communities and neighborhoods -- building upon assets and building in amenities:**

**(1) What are the key assets that exist in the community upon which the Plan's projects and initiatives will build? Assets may include physical assets such as parks and historic structures and also civic and economic assets such as employers, educational institutions, and cultural organizations and activities. (Answer Space 4,000 characters)**

Glen Burnie is well served with public infrastructure and community amenities, and has the advantage of being a community where many residents can walk to public transportation, community facilities, services and retail opportunities. More detail about major community assets may be found in Section II – Baseline Information.

The key assets of the community that the action plan will build upon include:

- ? the convenient location within the greater Baltimore metro area and close proximity to downtown Baltimore, BWI Airport and surrounding employment opportunities;
- ? access to public transportation via the Light Rail and MTA and CTC bus transit systems, which are within walking distance for many area residents;
- ? a variety of commercial retail and service uses that provide the surrounding neighborhoods with a range of goods and services;
- ? overall good retail market conditions given the density of residential development and the significant middle income population;
- ? a Town Center that combines residential, retail and office uses to provide an urban core and community gathering place for the area;
- ? a variety of housing types and an affordable housing stock;
- ? multiple community facilities including a regional library, senior center, health center, local parks, and an aquatic center;
- ? the north campus of Anne Arundel Community College;
- ? high quality medical services provided by the Baltimore Washington Medical Center and many private practices; and
- ? a local community with an affirmed interest in improving and revitalizing the area.

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(2) What policies, initiatives or projects will reuse or enhance the historical assets, traditional business districts/Main Streets and cultural resources of the community? What actions will reinforce your community's authentic "sense of place" and historic character? (Answer Space 4,000 characters)**

The traditional business district in Glen Burnie is the Town Center and its commercial gateways. Although portions were substantially redeveloped during the urban renewal in the 1980s-90s, it continues to convey the feel of a small town "main street" to some extent. As discussed in Section II – Baseline Information, several past and recent investments and initiatives have been made toward revitalizing the Town Center and creating a more vibrant activity area.

Key action plan steps that will build upon these initiatives include developing a comprehensive revitalization strategy and implementing recommendations from the Town Center Enhancement Area Plan.

A comprehensive plan for enhancement of the business district will include:

- ? providing additional incentives for revitalization through the County commercial revitalization program, including new development incentives to be considered for inclusion in the program.
- ? promoting and marketing existing loan programs to increase participation among commercial business owners.
- ? working with property owners and developers to explore opportunities for redevelopment of outdated, outmoded commercial properties.
- ? developing strategies and funding sources to implement key recommendations from the Town Center Enhancement Area Plan which includes design concepts and guidelines for redevelopment and streetscape improvements to enhance the function and appearance of the Town Center and the commercial gateways leading into it.

In addition to improving the Town Center and commercial districts, initiatives to maintain a distinct sense of place include continued efforts to preserve historic neighborhoods. The Glen Burnie Sustainable Community Area contains the Glen Burnie Historic District and six Survey Districts, all located in or adjacent to the Town Center Enhancement Area. The Historic District encompasses 18 blocks within the original confines of the platted town of Glen Burnie. The district is significant as an example of a late-nineteenth century planned suburb, and it contains a distinctive collection of buildings characteristic of the suburban development of Baltimore from the turn of the century to just before WWII.

Designation of this area as a Sustainable Community will provide leverage for the County to encourage property owners in the historic district to take advantage of the MD Sustainable Community Rehabilitation Tax Credit Program, in order to provide needed home renovations while maintaining the significant historic features and character of the community. As an example, the owner of the First Avenue School, a National Register property located in the heart of the Historic District, has been pursuing opportunities for rehabilitation and reuse of the former schoolhouse including possible conversion into condominiums, and may be seeking assistance through the tax credit program.



---

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(3) Describe policies, initiatives or projects that will increase community access to green spaces, parks and other amenities? A community can gain social and physical benefits from access to a healthy natural environment. The inclusion of complete streets, trails, green space, parks and trees contribute to the character and health of a community. Examples might include improvements to the tree canopy by planting street trees, improving local neighborhood streams, or reusing a vacant lot for a new community park or playground.***(Answer Space 4,000 characters)*

Glen Burnie is a densely developed inner suburb and is primarily built out to its development potential under current zoning. However, redevelopment projects may provide opportunities for additional green spaces and open areas in the community.

Other recommendations that will be pursued include:

? The Town Center Enhancement Area Plan identifies a few opportunity sites that could be developed as passive use neighborhood parks and/or open space links, some of which could connect to the B&A Trail.

? The 2013 Land Preservation, Parks and Recreation Plan includes a near term recommendation to develop a new Glen Burnie Park that will serve the Glen Burnie area and provide multipurpose fields, a dog park and a playground. The project will require funding for land acquisition, master planning, and development. As there are few "greenfields" remaining in the area, improved but underutilized properties in the area will be assessed for potential acquisition and redevelopment.

? The 2013 Pedestrian and Bicycle Master Plan recommends pedestrian and/or bicycle improvements along several road segments in the Glen Burnie Sustainable Community Area including sections of Crain Highway, Dorsey Road, Furnace Branch Road, B&A Boulevard, and Quarterfield Road. These improvements will improve connectivity throughout the area and increase access to local parks and trails.

---

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(4) Which community groups or stakeholders will be key to the implementation of the initiatives and projects noted in this section? (Answer Space 4,000 characters)**

A Glen Burnie Sustainable Community Committee will be appointed to oversee implementation of the Action Plan. This will combine and build upon the currently ongoing efforts of the various County departments, AAEDC, and ACDS in promoting and implementing the revitalization of Glen Burnie. The committee will include expertise in economic development, community development, neighborhood revitalization, capital project planning, and public participation.

The Sustainable Community Committee will include representatives from the following departments, agencies, and associations:

Anne Arundel County Departments:

Office of Planning and Zoning

Dept. of Public Works

Dept. of Recreation and Parks

Anne Arundel County Public Schools

Anne Arundel County Council, District 2 Councilmember

Other Representatives:

Arundel Community Development Services, Inc.

Anne Arundel Economic Development Corporation

Anne Arundel Workforce Development Corporation

MD State Highway Administration

MD Dept. of Housing and Community Development

Anne Arundel Community College

North Anne Arundel Chamber of Commerce

Glen Burnie Improvement Association

Calvary Chapel Community Economic Development Corporation

The Committee will determine specific implementation tasks needed, identify grant and other funding opportunities, develop outreach and marketing strategies, identify opportunity sites, track progress, and provide coordination among the key stakeholders.

## **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

### **C. Enhancing economic competitiveness**

**(1) What economic development policies, initiatives or projects will improve the economy through investments in small businesses and other key employment sectors? What economic development and business incentives will you build upon or implement as part of the SC Plan? Examples could include but are not limited to: green-taping for expedited project application review; permitting and inspection; job training; business tax credits; and, revolving loan funds. (Answer Space 4,000 characters)**

One of the County's ongoing policies is to maintain a favorable climate to attract and retain diverse businesses and industries, to support sustained job and income growth, and to maintain a strong tax base.

The County has identified a select set of industry targets toward which its marketing efforts will be concentrated. These targets were selected based on their compatibility with County attributes, their potential for retaining, expanding and attracting new operations, and the outlook for the industry. These industry targets, all in close proximity to the Glen Burnie Sustainable Community, include aerospace and defense, science and technology, professional and technical services, health care, manufacturing, and construction.

The Action Plan will seek to improve economic competitiveness in Glen Burnie by:

- ? actively promoting retention and expansion of existing businesses through financial assistance, employee training and other incentives.
- ? focusing economic development and business attraction efforts in Commercial Revitalization Districts which includes the Crain Highway, Ritchie Highway, and B&A Boulevard commercial corridors in Glen Burnie and the Town Center.

The principal financial assistance programs that will be used to offer incentives to businesses include:

- ? Arundel Business Loan Fund -- offers SBA-guaranteed loans up to \$300,000;
- ? Business Corridor Investment Loan Program -- offers zero interest loans and other services for businesses.
- ? Commercial Revitalization Tax Credit Program -- provides a property tax credit for the increased assessment value for improvements of \$100,000 or more to businesses in a revitalization district.

The Business Corridor Investment Loan Program encourages economic activity in the County's revitalization districts. The program is administered through the Anne Arundel Economic Development Corporation (AAEDC) and offers property and business owners zero interest loans up to \$35,000 for improvements to the exterior and interior of their business. The program includes 15 hours (or \$1,500) of professional architectural design services at no additional cost to the business, provided the design is fully implemented. Improvements may include renovation of building exteriors; site improvements such as landscaping, signage, or lighting; and interior improvements such as painting, flooring, plumbing, or electrical work. The program has been used to provide assistance to more than a dozen local businesses in the Glen Burnie area over the past few years.

In addition, AAEDC will assist new and expanding businesses in Brooklyn Park in applying for other financial assistance offered through the State DHCD and DBED programs, such as the Neighborhood Business Works program that provides gap financing to small businesses, or the State Small Business Credit Initiative.

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(2) What workforce development policies, initiatives or projects will increase access to jobs and economic opportunity for residents in the SC Area? Do you have a goal for job creation? Are green jobs an opportunity in the jurisdiction or SC Area? (Answer Space 4,000 characters)**

Although unemployment in the County is higher than it has been in many years, it is anticipated that total employment will increase over the next five years. However, many lower income persons cannot easily gain employment because they lack the appropriate training or employment readiness skills. Furthermore, while low wage employment is the first step into the workforce for many, it seldom pays enough to fully lift a family into economic independence. Recognizing this difficulty, the County will continue to support employment readiness and training programs.

There are a variety of agencies in the County whose mission is to develop job ready candidates who possess the basic knowledge, technical skills and behavioral attributes needed to gain meaningful employment in Anne Arundel County. These agencies offer a variety of programs designed to meet the needs of low income, unemployed and underemployed residents, as well as the population in general.

Anne Arundel Workforce Development Corporation (AAWDC) partners with the Maryland Department of Labor, Licensing and Regulation to offer a variety of programs to meet the workforce needs of County businesses. These include:

? Recruitment services – including employer recruitment events, applicant prescreening, pre-employment skills assessment, and applicant searches in Maryland Workforce Exchange.

? Job Fairs – AAWDC hosts several job fairs each year, often in partnership with entities such as Fort Meade and Anne Arundel Community College. In addition, AAWDC facilitates job fairs in each of the county's public high schools in the spring to connect businesses and summer job seekers. AAWDC also provides custom job fairs for businesses.

? Training – AAWDC works with partner agencies to identify other training solutions for businesses and employers. Funds for worker training may be available, with recent focus on training in cybersecurity and green building techniques.

Anne Arundel Economic Development Corporation (AAEDC) also works in partnership with AAWDC and Anne Arundel Community College's Center for Workforce Solutions to provide a link between workforce development and economic development. AAEDC manages a Business Outreach Program through which it works with County employers to identify workforce needs and issues. AAWDC conducts recruitment fairs and job placement services to assist in industry-specific recruitment needs. In addition, AAEDC's Workforce Training Partnership provides grants to eligible companies for technical training and skills development with assistance from the Center for Workforce Solutions.

Arundel Community Development Services (ACDS) provides CDBG funds to support public services designed to develop job ready candidates who possess the basic knowledge, technical skills and behavioral attributes needed to gain meaningful employment in the County; as well as provide them with the social support needed for successfully maintaining employment. Services include programs such as education and job training, behavioral skills training, English as a Second Language courses, job placement assistance to unemployed and underemployed low income residents, as well as related services including affordable child care and transportation.

Over the next five years, the County will set a goal of providing training or employment related services to 500 unemployed and underemployed low income residents. The County anticipates using its limited Federal CDBG public service dollars to leverage other Federal, County, State and private dollars available for such programs. Special efforts will be made to target the Glen Burnie Sustainable Community.

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(3) Describe whether the Sustainable Community will be impacted by the Base Re-alignment and Closure (BRAC) activities in Maryland. If impacted, how do the initiatives and projects in your Plan complement BRAC-related growth? (If not applicable, all ten points will be assessed based on answers to questions 1, 2, and 4) (Answer Space 4,000 characters)**

The Base Realignment and Closure (BRAC) brought many new positions to Fort George G. Meade military base in Anne Arundel County. This relocation effort brings both additional jobs and households to the County as well as to the region in general. To address this BRAC-related growth, the Action Plan recommends:

- ? workforce preparation and occupational training, and
- ? establishing Glen Burnie as a workforce housing initiative target area.

Fort Meade has been the site of relocation and consolidation of several Department of Defense organizations. The Federal Application and Security Clearance Training process was completed in 2011 and resulted in thousands of direct jobs being moved to the Fort Meade base. Job growth surrounding Fort Meade is continuing through supporting positions with the federal government and positions from new and expanding defense contractors.

With a grant from the US Dept. of Labor, Anne Arundel Workforce Development Corporation is assisting dislocated workers, veterans and transitioning military personnel in the County with workforce preparation training. Through use of workshops, employer panels, and information seminars, AAWDC can assist participants seeking BRAC-related occupations with Federal and security clearance applications, short term job training or on-the-job training to prepare them for BRAC-related jobs.

The BRAC Housing Study documents the need for BRAC-related workforce housing and with the relative affordability of housing in the community, Glen Burnie is well suited to be a target for BRAC housing. The segment of workers earning between \$45,000 and \$70,000 per year will have difficulty finding suitable housing near Fort Meade. Glen Burnie is relatively close and has many homes priced in the \$225,000 to \$325,000 range. Arundel Community Development Services (ACDS) currently administers an acquisition/rehabilitation program in the Glen Burnie area that should continue and expand. Additional funding for this may be available through DHCD's Neighborhood Conservation Initiative Program. ACDS's efforts have improved several properties in some Glen Burnie neighborhoods but should be expanded to have more substantial impact.

---

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(4) Which community groups or stakeholders will be key to the implementation of the initiatives and projects noted in this section? (Answer Space 4,000 characters)**

A Glen Burnie Sustainable Community Committee will be appointed to oversee implementation of the Action Plan. This will combine and build upon the currently ongoing efforts of the various County departments, AAEDC, and ACDS in promoting and implementing the revitalization of Glen Burnie. The committee will include expertise in economic development, community development, neighborhood revitalization, capital project planning, and public participation.

The Sustainable Community Committee will include representatives from the following departments, agencies, and associations:

Anne Arundel County Departments:

Office of Planning and Zoning

Dept. of Public Works

Dept. of Recreation and Parks

Anne Arundel County Public Schools

Anne Arundel County Council, District 2 Councilmember

Other Representatives:

Arundel Community Development Services, Inc.

Anne Arundel Economic Development Corporation

Anne Arundel Workforce Development Corporation

MD State Highway Administration

MD Dept. of Housing and Community Development

Anne Arundel Community College

North Anne Arundel Chamber of Commerce

Glen Burnie Improvement Association

Calvary Chapel Community Economic Development Corporation

The Committee will determine specific implementation tasks needed, identify grant and other funding opportunities, develop outreach and marketing strategies, identify opportunity sites, track progress, and provide coordination among the key stakeholders.

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

##### **D. Promoting access to quality affordable housing.**

**(1) What housing policies, initiatives or projects will expand housing choices - rental and homeownership -- for people of a range of ages, incomes, and also for disabled individuals? How will these actions address the current housing conditions and needs noted in Section II? (Answer Space 4,000 characters)**

Anne Arundel County is guided by the vision that in order to be a vibrant, attractive and economically prosperous community, the County must strive to create and maintain a diverse community of workers. This necessitates the creation and preservation of a housing market with a broad range of housing options. In Glen Burnie, which already contains a large number of units affordable to low and moderate income households, revitalization and redevelopment of older units is the primary goal.

Action Plan initiatives to expand housing choices and promote better access to high quality affordable housing include:

- ? continue rehabilitation of existing residential properties in the Glen Burnie area,
- ? continue to offer and market the Accessibility Modification Program for households with a disability issue,
- ? acquire and rehabilitate existing units for rent or sale to help stabilize the market in communities affected by the foreclosure crisis,
- ? concentrate efforts in areas where there are aging housing structures in need of renovation and where there is a high concentration of low and moderate income homeowners in need of low cost financing,
- ? continue to provide homeownership counseling and homeownership fairs to promote first-time homeownership and foreclosure prevention counseling to prevent foreclosures, and
- ? support the quality of life in communities with high numbers of affordable rental units through the provision of resident support services such as eviction prevention and support for the rehabilitation of older multi-family rental properties.

The County will continue to partner with Arundel Community Development Services, Inc. (ACDS) and others to offer programs that revitalize the area's existing stock of owner-occupied and rental housing. These include acquisition/rehabilitation programs, homeowner rehabilitation programs, rental housing production programs to maintain and enhance the existing stock of affordable rental housing, and homeownership counseling programs to encourage stable homeownership.

---

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(2) Will these housing initiatives or projects increase access to transit or community walkability and/or decrease transportation costs? In other words, will the housing investments result in more people living near work or town centers, or able to more conveniently reach work, school, shopping and/or recreation?** *(Answer Space 4,000 characters)*

Many Glen Burnie neighborhoods currently have good access to public transit and walkability to the Town Center, schools, shopping, and recreation opportunities. MTA and Connect-A-Ride bus routes through the area provide access to employment centers in Baltimore and links to the Light Rail, BWI Airport, and Arundel Mills.

Several action plan initiatives will provide more opportunities for residents to utilize public transit and pedestrian amenities in Glen Burnie.

? Revitalization and redevelopment along older commercial corridors, some of which may include new residential uses combined with commercial uses, will incorporate designs to encourage more pedestrian activity.

? Preserving and revitalizing the existing affordable housing stock in Glen Burnie ensures that households of modest means, which tend to lack private transportation options, have access to the area's public transit alternatives.

? There is a potential for future redevelopment of commercial and industrial properties near the Cromwell Light Rail Station, including the Cromwell Fields Shopping Center site, to include mixed use development that could incorporate multi-family residential units in close proximity to the Light Rail.

Additionally, the County's Office of Planning and Zoning is in the process of preparing a Transportation Functional Master Plan (TFMP) to assist in identifying activity centers, corridor enhancements and improved transit opportunities for the County including the Glen Burnie area. This effort is discussed further in Part E of the Action Plan.



---

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(3) What is your goal for of number of units to be created of affordable workforce housing, rental and homeownership? What populations (by income or special needs) will benefit from this increased access to affordable housing? (Answer Space 4,000 characters)**

Over the next five years the County, with its partner Arundel Community Development Services, Inc. (ACDS), will continue to target CDBG and HOME funds, as well as other County and State resources to acquire and rehabilitate ten properties in the Glen Burnie community. These homes will be made available for sale to first time homebuyers or for rent through the ACDS Scattered Sites Rental Program. This strategy will improve and stabilize the housing stock, increase the overall desirability of the area and increase affordable housing opportunities.

The County will also offer a variety of programs and incentives that will encourage homeowners to invest in their community by updating and modernizing their homes, thus stabilizing the housing stock and improving the quality of neighborhoods. Funds will provide financial assistance to 15 eligible owner-occupied households for the rehabilitation of their homes. This will include assisting persons with disabilities to make necessary modifications to their homes and making energy efficient improvements whenever feasible.

Furthermore, the County plans to assist approximately 150 clients per year with rental counseling and eviction prevention assistance through the Calvary Chapel Community Economic Development Corporation's eviction prevention program.

---

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(4) Which community groups or stakeholders will be key to the implementation of the initiatives and projects noted in this section? (Answer Space 4,000 characters)**

A Glen Burnie Sustainable Community Committee will be appointed to oversee implementation of the Action Plan. This will combine and build upon the currently ongoing efforts of the various County departments, AAEDC, and ACDS in promoting and implementing the revitalization of Glen Burnie. The committee will include expertise in economic development, community development, neighborhood revitalization, capital project planning, and public participation.

The Sustainable Community Committee will include representatives from the following departments, agencies, and associations:

Anne Arundel County Departments:

Office of Planning and Zoning

Dept. of Public Works

Dept. of Recreation and Parks

Anne Arundel County Public Schools

Anne Arundel County Council, District 2 Councilmember

Other Representatives:

Arundel Community Development Services, Inc.

Anne Arundel Economic Development Corporation

Anne Arundel Workforce Development Corporation

MD State Highway Administration

MD Dept. of Housing and Community Development

Anne Arundel Community College

North Anne Arundel Chamber of Commerce

Glen Burnie Improvement Association

Calvary Chapel Community Economic Development Corporation

The Committee will determine specific implementation tasks needed, identify grant and other funding opportunities, develop outreach and marketing strategies, identify opportunity sites, track progress, and provide coordination among the key stakeholders.

## **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

### **E. Support transportation efficiency and access.**

**(1) What policies, strategies and projects are envisioned to strengthen the transportation network that affects the proposed SC Area? How will these initiatives support transportation choices (including walking, bicycling, bus or rail transit, and carpooling) or otherwise promote an efficient transportation network that integrates housing and transportation land uses? (Answer Space 4,000 characters)**

The County's transportation planning approach focuses on seven key elements:

- ? Maintenance of the existing transportation facilities inventory to protect public investment in facilities and to support redevelopment and revitalization of the County's neighborhoods and commercial areas;
- ? Expansion of the transportation facilities inventory to meet the increasing travel demand;
- ? Emphasis on improving safety for motorists, pedestrians, and bicyclists;
- ? Provision of alternative means of mobility through increased transit service;
- ? Implementation of travel demand management strategies;
- ? Inclusion of emergency management principles in transportation plans; and
- ? Expansion of pedestrian and bicycle facilities.

Action Plan recommendations to enhance transportation efficiency include:

- ? In the Transit Development Plan required by MTA for transit funding, identify areas currently underserved and recommend priorities to deliver transit service.
- ? Combine management of the fixed route County-operated services with the demand-response and specialized transit operated by the Department of Aging and Disabilities. This action will improve the coordination of services and reduce duplication of effort.
- ? Tailor transit services to the areas they serve and augment the services provided by MTA with circular routes connecting neighborhoods with desired employment, transit, and activity centers.
- ? Continue to promote rideshare, carpooling, and van pooling strategies to support transit use and offer options beyond the use of single occupant automobiles for mobility.
- ? Increase employer and resident awareness of rideshare programs, strategies, and opportunities.
- ? Require use of TDM strategies to reduce vehicle trips generated by new development as a condition of mitigation provided by new development projects to meet adequate public facilities requirements.

The 2010 Transit Development Plan prepared for MTA and the County includes some recommendations that pertain to the Glen Burnie area. These include:

- ? A Glen Burnie Shuttle circulator route that would connect to the Annapolis Transit and CTC bus routes in the area and the Cromwell Light Rail, and would serve the North County Aquatic Center, Baltimore Washington Medical Center, Harundale, North County Library, Glen Burnie High School, the Town Center, and the Community College.
- ? A South Glen Burnie Shuttle bus route that would connect to the Glen Burnie Shuttle and would serve several multi-family housing complexes and senior apartments west and south of the Medical Center.

There is currently no funding allocated by the State or County for these routes, and more outreach is needed to determine public support for the shuttle routes.

In addition, the County's Office of Planning and Zoning is currently preparing a Transportation Functional Master Plan which consists of several components:

- ? a Corridor Management Plan which identifies activity centers, corridor enhancements and improved transit opportunities for the area.
- ? a Pedestrian and Bicycle Master Plan which identifies potential connections in the existing pedestrian and bicycle network that will create a more viable and competitive network, potentially reducing vehicle demand.
- ? a Complete Streets pilot study which will be used to establish County policies for future road building, retrofits, and improvements that look beyond moving traffic efficiently to accommodating pedestrians, bicycles, and transit in ways that meet the needs of adjacent communities and land uses.

The Action Plan will promote any additional recommendations that result from these planning studies. Implementation strategies will be developed for each and funding opportunities will be pursued.

---

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(2) If applicable, describe the SC Area's connection or proximity to transportation centers (e.g. Metro, MARC, and light rail stations) and describe opportunities for Transit - Oriented Development (TOD). Will Plan strategies and projects contribute to jobs/housing balance or otherwise provide a mix of land uses that can be expected to reduce reliance on single-occupancy automobiles? (If transit or TOD is not applicable in your community, all points in this section will be based on questions 1 and 3) (Answer Space 4,000 characters)**

The Glen Burnie Sustainable Community Area is currently well connected to public transit services, including MTA Light Rail Service as well as bus transit services provided by MTA, Corridor Transportation Corporation, and Annapolis Transit. Many transit stops are within walking distance to residential communities in the area.

Opportunities for new transit-oriented development primarily include future redevelopment projects in the Town Center and Commercial Revitalization Districts. Additionally, the Glen Burnie Small Area Plan includes a concept plan for transit-oriented development at B&A Boulevard and Dorsey Road across from the Cromwell Light Rail Station. The Cromwell TOD Concept Plan envisions redevelopment of the existing Cromwell Fields Shopping Center and other nearby properties into a mixed-use center with pedestrian linkages throughout the new development and connections to the Light Rail.

All of the transportation planning initiatives discussed previously will contribute to decreasing reliance on single-occupancy automobile use through improvements to transit services, pedestrian and bicycle amenities, and redevelopment that supports alternative transportation choices.

One of the road segments being examined in the Complete Streets pilot study is B&A Boulevard between Dorsey Road and Ritchie Highway (MD 2) in the Glen Burnie Town Center. Policies to better accommodate pedestrians, bicycles, and transit that result from this study may be applicable along other road segments within the Sustainable Community as well as elsewhere in the County.

In addition, eight projects have been identified in the updated 2013 Pedestrian and Bicycle Master Plan that would enhance the network in Glen Burnie. These projects involve constructing pedestrian and/or bicycle improvements and filling in sidewalk gaps (identified in the MD 2 Corridor Sidewalk Study) along sections of Crain Highway, Dorsey Road, Ritchie Highway, Furnace Branch Road, B&A Boulevard, and Quarterfield Road within the Sustainable Community Area.

The Action Plan will promote these projects and identify implementation strategies and funding opportunities.

---

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(3) Which community groups or stakeholders will be key to the implementation of the initiatives and projects noted in this section? (Answer Space 4,000 characters)**

A Glen Burnie Sustainable Community Committee will be appointed to oversee implementation of the Action Plan. This will combine and build upon the currently ongoing efforts of the various County departments, AAEDC, and ACDS in promoting and implementing the revitalization of Glen Burnie. The committee will include expertise in economic development, community development, neighborhood revitalization, capital project planning, and public participation.

The Sustainable Community Committee will include representatives from the following departments, agencies, and associations:

Anne Arundel County Departments:

Office of Planning and Zoning

Dept. of Public Works

Dept. of Recreation and Parks

Anne Arundel County Public Schools

Anne Arundel County Council, District 2 Councilmember

Other Representatives:

Arundel Community Development Services, Inc.

Anne Arundel Economic Development Corporation

Anne Arundel Workforce Development Corporation

MD State Highway Administration

MD Dept. of Housing and Community Development

Anne Arundel Community College

North Anne Arundel Chamber of Commerce

Glen Burnie Improvement Association

Calvary Chapel Community Economic Development Corporation

The Committee will determine specific implementation tasks needed, identify grant and other funding opportunities, develop outreach and marketing strategies, identify opportunity sites, track progress, and provide coordination among the key stakeholders.

---

## **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

### **F. Coordinating and Leveraging Policies and Investment**

**(1) What specific steps will the Sustainable Community Workgroup take to coordinate policies and funding streams to remove barriers to investment and maximize and increase funding in the proposed Sustainable Community Area? (Answer Space 4,000 characters)**

The County Office of Planning and Zoning, ACDS, Inc., AAEDC, and AAWDC work as a team to promote the County's sustainability goals. As a result, established policies are coordinated and build upon one another. Governing plans as adopted reflect these collective goals and policies.

Current barriers to investment in the Glen Burnie community include disinvestment in older commercial areas, aging infrastructure, commercial vacancies, a need for specialized job training, and a lack of attractive workforce housing.

The Sustainable Community workgroup will bring to the table their respective areas of expertise to address these barriers. The Anne Arundel Economic Development Corporation (AAEDC) will analyze the market and identify appropriate services and businesses that could provide employment for residents of the area. Once identified, the Anne Arundel Workforce Development Corporation (AAWDC) will coordinate with AAEDC to provide appropriate training opportunities to meet the needs of the employers. The County and the State Department of Transportation will work together to ensure that adequate public transportation exists so that these newly trained workers will be able to access the jobs for which they have been trained. AAEDC will identify new users to occupy the vacant offices and storefronts which will also create new employment opportunities. Arundel Community Development Services, Inc. (ACDS) will continue to rehabilitate existing affordable housing stock using available Federal, State and local funds.

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(2) How is the proposed Sustainable Community Plan consistent with other existing community or comprehensive plans? (Answer Space 4,000 characters)**

The Glen Burnie Sustainable Community Action Plan is consistent with the vision, goals, and objectives established and adopted in all of the County's principal planning documents. Some of these are listed below.

Goals from the Glen Burnie Small Area Plan (2004):

- ? Improve business development services to support the growth of new small businesses.
- ? Strengthen the local economy through investment in the workforce.
- ? Eliminate vacant and deteriorated buildings and under-utilized commercial and industrial properties through redevelopment and revitalization.
- ? Develop new financial incentives to encourage redevelopment, particularly in the Town Center and along the Ritchie Highway corridor.
- ? Expand the existing public transit system to connect residents to employment, educational, cultural, and recreational activities, and increase ridership on the Light Rail system by improving convenience and access.
- ? Provide adequate pedestrian amenities to create walkable communities that are safe and pedestrian-friendly.
- ? Ensure that the appearance of the corridors leading to the Town Center enhances its image.
- ? Strengthen the relationship between the Town Center and the commercial and residential areas surrounding it.

Goals and Policies from the General Development Plan (2009):

- ? Encourage mixed-use development with jobs, housing, shopping, transportation and other services within walking distance.
- ? Promote retention and expansion of businesses through financial assistance, employee training, and other incentives.
- ? Focus economic development and business attraction efforts in Town Centers, Mixed Use Districts, Commercial Revitalization Districts, and areas with transit access.
- ? Enhance commercial hubs and corridors to create thriving and attractive centers that serve both local communities and regional needs.

Strategies from the Consolidated Plan (FY 2011-FY2015):

- ? Expand programs to acquire and rehabilitate homes to improve and stabilize the housing stock and increase affordable housing options.
- ? Offer a variety of programs and incentives that will encourage homeowners to invest in their community by upgrading and modernizing their homes.
- ? Support programs and efforts which seek to improve quality of life for local residents, such as after school and child care programs, elderly services, health services, and job training opportunities.

Other policies and objectives cited in the Action Plan are derived from the Transit Development Plan (2010), the Pedestrian and Bicycle Master Plan (2013), the Land Preservation, Parks and Recreation Plan (2013), and other local plans.

---

#### **IV. SUSTAINABLE COMMUNITY ACTION PLAN**

**(3) How will the Plan help leverage and/or sustain more private sector investments?** *(Answer Space 4,000 characters)*

Existing incentive programs will collectively serve to leverage private sector investments in Glen Burnie. These include the range of development incentives, tax credits, loan programs, grant funds, and capital programs discussed in the Action Plan. Some of these programs are already targeted toward Glen Burnie through its designations as a Commercial Revitalization District and a Neighborhood Revitalization Area. This provides eligible commercial property owners assistance to make improvements to their properties through the Commercial Revitalization Tax Credit Program, the Business Corridor Investment Loan Program (BCILP) and other financial incentives. Several businesses in Glen Burnie have recently received assistance through the BCILP program for property improvements, which has generated interest among local commercial properties in the area.

By pursuing the range of business assistance programs available through the State DBED, private business investment can be further encouraged. The Anne Arundel Economic Development Corporation will continue to focus on Glen Burnie to identify new businesses and attract new investors into the area. The State's Sustainable Communities Tax Credit will also offer another incentive for private investment.

Continued focused efforts toward residential property rehabilitation by ACDS, Inc. can also instigate private investments, particularly by targeting neighborhoods where there is a high concentration of aging and deteriorating housing structures. Actions to increase homeownership in the area will lead to more private homeowner investments.

The County will use all public incentive tools available to facilitate more private sector investments in Glen Burnie in a manner that addresses the goals of this Action Plan and invites new retail and employment uses to the community.



---

## **V. PROGRESS MEASURES**

**For the Plan parts of section IV (A through F):**

**(1) List the specific outcomes that the Plan seeks to produce. (Answer Space 4,000 characters)**

Outcome 1: A more attractive and vibrant Glen Burnie Town Center.

Outcome 2: Improved pedestrian amenities and streetscape appearance in the Town Center and throughout the Glen Burnie area.

Outcome 3: Outdated and deteriorating commercial properties have been revitalized and commercial districts are thriving and attractive.

Outcome 4: A successful and competitive business community and increased employment opportunities in Glen Burnie.

Outcome 5: A variety of housing options are available including quality workforce housing, and struggling residential neighborhoods have been stabilized.

Outcome 6: Increased transit ridership in Glen Burnie with better connectivity to the local and regional transit network.

Outcome 7: All communities in the area have access to a range of recreational opportunities.

Outcome 8: Improved stormwater management and reduced pollutant loads from stormwater runoff.

## **V. PROGRESS MEASURES**

**(2) And, list the specific benchmarks that will be used to measure progress toward these outcomes. (Answer Space 4,000 characters)**

Benchmark 1-1: Develop strategies and funding sources to implement recommendations in the Town Center Enhancement Area Plan.

Benchmark 1-2: Create development incentives and/or strategies for public-private partnerships to redevelop key opportunity sites in the Town Center Enhancement Area.

Benchmark 2-1: Obtain funding to complete and construct the Glen Burnie Gateways concept plan to implement streetscape improvements along the Crain Highway and B&A Boulevard gateways into the Town Center.

Benchmark 2-2: Complete the pedestrian improvement projects in the 2013 Pedestrian and Bicycle Master Plan with funding from developer mitigation projects, the County Capital Improvement Program, and/or all eligible State funding programs.

Benchmark 2-3: Revise the County code to allow use of development impact fees for sidewalk and multiuse trail projects as well as road projects.

Benchmark 3-1: Update local development regulations to provide additional incentives for redevelopment in Commercial Revitalization Districts.

Benchmark 3-2: Update local development regulations to include additional design standards in Commercial Revitalization Districts.

Benchmark 4-1: Conduct regular outreach and marketing events in Glen Burnie to promote participation in the Arundel Business Loan Fund, Business Corridor Investment Loan Program, Commercial Revitalization Tax Credit Program, and other financial incentive programs for local business retention and expansion.

Benchmark 4-2: Develop and employ business attraction strategies to increase commercial office and employment uses in Glen Burnie, particularly in the Town Center and Commercial Revitalization Districts.

Benchmark 5-1: Ten existing residential properties will be acquired and rehabilitated for sale or rent to qualified households over the next five years.

Benchmark 5-2: Fifteen owner-occupied homes will be rehabilitated over the next five years, using a combination of low or no interest financing.

Benchmark 5-3: Energy retrofits will be included in all property rehabilitation projects when feasible.

Benchmark 5-4: Approximately 150 clients in the Glen Burnie area will receive rental counseling and eviction prevention assistance annually.

Benchmark 5-5: Promote use of the MD Sustainable Community Rehabilitation Tax Credit Program for home renovations in the Glen Burnie Historic District.

Benchmark 6-1: Conduct public outreach and obtain funding sources to establish the Glen Burnie Shuttle bus transit routes recommended in the Transit Development Plan.

Benchmark 6-2: Upon finalizing the Complete Streets Study, identify potential improvements along B&A Boulevard and Dorsey Road to enhance pedestrian access to the Cromwell Light Rail Station.

Benchmark 7-1: Develop a master plan and obtain funding for acquisition and development of a new Glen Burnie Park as recommended in the 2013 Land Preservation, Parks and Recreation Plan.

Benchmark 8-1: Complete the watershed restoration projects in Glen Burnie currently funded in the Capital Budget and Program.

Benchmark 8-2: Incorporate environmental site design features in all redevelopment projects.

**REPLACE THIS PAGE WITH**  
**LOCAL GOVERNMENT SUPPORT**  
**RESOLUTIONS**

---

**SUSTAINABLE COMMUNITY APPLICATION  
DISCLOSURE AUTHORIZATION AND CERTIFICATION**

The undersigned authorizes the Department of Housing and Community Development (the "Department") to make such inquiries as necessary, including, but not limited to, credit inquiries, in order to verify the accuracy of the statements made by the applicant and to determine the creditworthiness of the applicant.

In accordance with Executive Order 01.01.1983.18, the Department advises you that certain personal information is necessary to determine your eligibility for financial assistance. Availability of this information for public inspection is governed by Maryland's Access to Public Records Act, State Government Article, Section 10-611 et seq. of the Annotated Code of Maryland (the "Act"). This information will be disclosed to appropriate staff of the Department or to public officials for purposes directly connected with administration of this financial assistance program for which its use is intended. Such information may be shared with State, federal or local government agencies, which have a financial role in the project. You have the right to inspect, amend, or correct personal records in accordance with the Act.

The Department intends to make available to the public certain information regarding projects recommended for funding in the Sustainable Community Plan. The information available to the public will include the information in this application, as may be supplemented or amended. This information may be confidential under the Act. If you consider this information confidential and do not want it made available to the public, please indicate that in writing and attach the same to this application.

You agree that not attaching an objection constitutes your consent to the information being made available to the public and a waiver of any rights you may have regarding this information under the Act.

**I have read and understand the above paragraph. Applicant's Initials:** \_\_\_\_\_

Anyone who knowingly makes, or causes to be made, any false statement or report relative to this financial assistance application, for the purposes of influencing the action of the Department on such application, is subject to immediate cancellation of financial assistance and other penalties authorized by law.

The undersigned hereby certifies that the Sustainable Communities Plan or Project(s) proposed in this Application can be accomplished and further certifies that the information set herein and in any attachment in support hereof is true, correct, and complete to the best of his/her knowledge and belief.

---

Authorized Signature

---

Print Name and Title

---

Date